



Pieris Place Bulphan, Essex

We were appointed by a developer client to provide landscape architect's services for this proposed residential development located in Green Belt. Our commission included the provision of landscape architect's information to satisfy Reserved Matters Conditions, a coordinated external works tender and construction packages of information and to visit site to inspect the works as they proceeded on site.

The site is located at the eastern edge of the village of Bulphan and is bound on all three sides by mature hedging. It is surrounded by public highway, with the A128 Bulphan By-Pass being located along its western edge. A significant number of mature trees are located within the existing hedge. The main body of this development site was covered by ruderal vegetation with a number of stands of pioneer tree species scattered across the site.

Our remit was to provide a suitable landscape setting for the proposed detached dwellings in this prestigious rural location. Careful consideration was given to the layout and levels of the spine road, ensuring the existing topography worked efficiently with the proposed carriageway and FFLs of the proposed dwelling. All parts of the site comply with Building Control - Part M.

Some of the carriageways and footways were designed as a single level surface, with paving colour providing a visual indication of user ownership. A SUDS strategy was incorporated into the landscape design, this minimised the volume of surface water being discharged into the surrounding rivers. Along the western edge the wayleave to a Thames Water asset has been incorporated into our landscape design.



Client
Mizen Design Build

Architect
Osel Architecture

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